



Presented by:  
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**Active**  
**R2011302**

Board: F  
 Apartment/Condo

**106 7175 134 STREET**

Surrey  
 West Newton  
 V3W 4T1

Residential Attached

**\$129,000** (LP)

(SP)



Sold Date:  
 Meas. Type: **Feet**  
 Depth / Size (ft.): **00**  
 Lot Area (sq.ft.): **0.00**  
 Flood Plain: **No**  
 Approval Req?:  
 Exposure:  
 If new, GST/HST inc?:  
 Mgmt. Co's Name:  
 Mgmt. Co's Phone:  
 View: **No :**  
 Complex / Subdiv:  
 Services Connected: **Electricity, Sanitary Sewer, Storm Sewer, Water**

Frontage (feet): **0.00**  
 Frontage (metres): **0.00**  
 Bedrooms: **1**  
 Bathrooms: **1**  
 Full Baths: **1**  
 Half Baths: **0**  
 Maint. Fee: **\$287.00**

Approx. Year Built: **1987**  
 Age: **28**  
 Zoning: **MR-45**  
 Gross Taxes: **\$905.00**  
 For Tax Year: **2015**  
 Tax Inc. Utilities?: **No**  
 P.I.D.: **005-030-625**

Style of Home: **Ground Level Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed, Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access:  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **No :**  
 Floor Finish:

Maint Fee Inc: **Garbage Pickup, Gardening, Management**  
 Legal: **PL NW2460STRATA LT 4 SEC 17 TWP 2 NEW WESTMINSTER DISTRICT.**

Amenities: **In Suite Laundry, Sauna/Steam Room, Wheelchair Access**

Site Influences:  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	14' x 12'			x			x
Main	Dining Room	10' x 9'			x			x
Main	Kitchen	9' x 8'			x			x
Main	Bedroom	13' x 12'			x			x
Main	Laundry	7' x 5'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>730</b>	# of Rooms:	<b>5</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:						1	<b>Main</b>	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:						2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	<b>730 sq. ft.</b>	# or % of Rentals Allowed:						4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>						5				Door Height:
Grand Total:	<b>730 sq. ft.</b>	<b>Allwd w/Restrctns</b>						6				
		Basement: <b>None</b>						7				
								8				

Listing Broker(s): **Sutton Premier Realty**

**One bedroom condo in very convenient location. Close to transit and shopping. It needs lots of clean up and cosmetic work. Court order sale and being sold "as is where is"**



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**Active**  
**R2011407**

Board: F  
 Apartment/Condo

**211 9632 120A STREET**

North Surrey  
 Cedar Hills  
 V3V 4H4

Residential Attached

**\$104,900** (LP)

(SP)



**NO IMAGE  
 AVAILABLE**

Sold Date: Frontage (feet): Approx. Year Built: **1984**  
 Meas. Type: Frontage (metres): Age: **31**  
 Depth / Size (ft.): Bedrooms: **1** Zoning: **CONDO**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Gross Taxes: **\$886.45**  
 Flood Plain: **No** Full Baths: **1** For Tax Year: **2015**  
 Approval Req?: **No** Half Baths: **0** Tax Inc. Utilities?: **No**  
 Exposure: **Southwest** Maint. Fee: **\$254.64** P.I.D.: **000-792-519**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **CROSS ROADS MGMT**  
 Mgmt. Co's Phone: **778-578-4447**  
 View: **Yes: TREES AT SIDE OF BUILDING**  
 Complex / Subdiv: **CHANDLERS HILL**  
 Services Connected: **Electricity, Sanitary Sewer, Water**

Style of Home: **Inside Unit, Upper Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed, Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations: **Partly**  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

Reno. Year:  
 R.I. Plumbing: **No**  
 R.I. Fireplaces:  
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Rear**  
 Parking: **Garage; Underground, Visitor Parking**  
 Locker: **N**  
 Dist. to Public Transit: **1**  
 Units in Development: **48** Dist. to School Bus: **CLOSE**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No : SOLD AS IS WHERE IS**  
 Fixtures Rmvd: **No : SOLD AS IS WHERE IS**  
 Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Management, Recreation Facility**  
 Legal: **PL NWS2192 LT 20 BLK 5N LD 36 SEC 31 RNG 2W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**

Amenities: **Elevator, Exercise Centre, In Suite Laundry, Sauna/Steam Room, Swirlpool/Hot Tub**

Site Influences: **Private Setting, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'3 x 11'			x			x
Main	Dining Room	12'3 x 10'			x			x
Main	Kitchen	8'7 x 7'3			x			x
Main	Master Bedroom	13' x 11'			x			x
Main	Laundry	9'6 x 4'5			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	710	# of Rooms: 5	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total):	710 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: <b>Pets Allowed, Rentals Allowed</b>			5				Door Height:
Unfinished Floor:	0				6				
Grand Total:	710 sq. ft.	Basement: <b>None</b>			7				
					8				

Listing Broker(s): **Royal LePage West R.E.S.**

**WOW!!! Prime one bedroom unit located in the CHANDLERS HILL development. Prime location, close to shopping, schools, transit and very quick access to the Pattullo Bridge. Why pay rent when you can own. Unit faces has had past upgrades-new countertops, bathroom vanity and laminate floors. Great spot over looking the trees separating the building from next door. Good size balcony to sit and relax. Building rules allow for 2 dogs or 2 cats or 1 of each, rentals allowed as well. Hurry book your viewing today.**



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**Active**  
**R2010182**

Board: F  
 Townhouse

**103 9118 149 STREET**

Surrey  
 Bear Creek Green Timbers  
 V3R 3Z6

Residential Attached

**\$329,900 (LP)**

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **1997**  
 Meas. Type: Frontage (metres): Age: **18**  
 Depth / Size (ft.): Bedrooms: **3** Zoning: **MFD**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **4** Gross Taxes: **\$1,993.92**  
 Flood Plain: Full Baths: **3** For Tax Year: **2015**  
 Approval Req?: Half Baths: **1** Tax Inc. Utilities?: **No**  
 Exposure: Maint. Fee: **\$246.92** P.I.D.: **023-522-551**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **PACIFIC QUORUM**  
 Mgmt. Co's Phone: **604-635-0260**  
 View: :  
 Complex / Subdiv:  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Style of Home: **2 Storey w/Bsmt.**  
 Construction: **Frame - Wood**  
 Exterior: **Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations: **Partly**  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Forced Air, Natural Gas**  
 Outdoor Area: **Patio(s)**  
 Type of Roof: **Asphalt**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access:  
 Parking: **Garage; Double**  
 Locker: **N**  
 Dist. to Public Transit: **CLOSE**  
 Units in Development: **0** Dist. to School Bus: **CLOSE**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Laminate, Wall/Wall/Mixed**

Maint Fee Inc: **Gardening, Management**  
 Legal: **PL LMS2374 LT 16 LD 36 SEC 34 TWP 2 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**  
 Amenities: **In Suite Laundry**

Site Influences: **Central Location**  
 Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	20' x 15'			x			x
Main	Dining Room	11' x 10'6			x			x
Main	Kitchen	12' x 9'4			x			x
Main	Foyer	7' x 4'			x			x
Above	Master Bedroom	13'7 x 11'3			x			x
Above	Bedroom	11' x 10'			x			x
Above	Bedroom	10' x 9'			x			x
Below	Recreation	11' x 10'6			x			x
Below	Laundry	6'6 x 5'			x			
		x			x			

Finished Floor (Main):	730	# of Rooms:9	# of Kitchens: 1	# of Levels: 3	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	725	Crawl/Bsmt. Height:			1	Main	2	No	Barn:
Finished Floor (Below):	360	Restricted Age:			2	Above	3	Yes	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets:	Cats:	Dogs:	3	Above	3	No	Pool:
Finished Floor (Total):	1,815 sq. ft.	# or % of Rentals Allowed:			4	Bsmt	3	No	Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Door Height:
Grand Total:	1,815 sq. ft.	Basement: <b>Full</b>			6				
					7				
					8				

Listing Broker(s): **Sutton Group-West Coast Realty**

**Court order sale! "Sold as is where is" Wildwood Glen - 38 unit complex near transit at Fraser Highway and 148 st/ 3 bedroom with 4 washroom. The kitchen has newer cabinets / stainless appliances. Double side by side garage. Newer cloths washer/dryer. Private backyard with patio for your barbecue. Very bright with loads of sunshine. All offers must have copy of "SCHEDULE A" which forms part of the contract & subject to court approval.**



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**Active**  
**R2010538**

Board: F  
 Apartment/Condo

## 2107 13380 108 AVENUE

North Surrey  
 Whalley  
 V3T 0E7

Residential Attached

**\$178,800 (LP)**

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **2010**  
 Meas. Type: Frontage (metres): Age: **5**  
 Depth / Size (ft.): Bedrooms: **1** Zoning: **CD**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Gross Taxes: **\$1,224.28**  
 Flood Plain: Full Baths: **1** For Tax Year: **2015**  
 Approval Req?: **No** Half Baths: **0** Tax Inc. Utilities?:  
 Exposure: **South** Maint. Fee: **\$220.00** P.I.D.: **028-185-749**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **RANCHO MGMT**  
 Mgmt. Co's Phone: **604-684-4508**  
 View: **Yes: SOUTHERN**  
 Complex / Subdiv: **CITY POINT TOWER 2**  
 Services Connected: **Electricity, Water**

Style of Home: **Penthouse**  
 Construction: **Concrete**  
 Exterior: **Concrete, Glass, Stone**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Torch-On**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Side**  
 Parking: **Garage; Underground**  
 Locker:  
 Dist. to Public Transit: **1 BLK** Dist. to School Bus: **4 BLKS**  
 Units in Development: **450** Total Units in Strata: **450**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **:**  
 Floor Finish: **Laminate, Tile**

Maint Fee Inc: **Garbage Pickup, Gardening, Hot Water, Management, Recreation Facility**  
 Legal: **PL BCS3771 LT 454 BLK 5N LD 36 SEC 22 RNG 2W TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**

Amenities: **Elevator, Exercise Centre, In Suite Laundry, Recreation Center**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	0' x 0'			x			x
Main	Kitchen	0' x 0'			x			x
Main	Bedroom	0' x 0'			x			x
Main	Other	0' x 0'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>485</b>	# of Rooms:	<b>4</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:						1	Main	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:						2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	<b>485 sq. ft.</b>	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	<b>Pets Allowed w/Rest., Rentals Allowed</b>					5				Door Height:
Unfinished Floor:	<b>0</b>	Basement:	<b>None</b>					6				
Grand Total:	<b>485 sq. ft.</b>							7				
								8				

Listing Broker(s): **RE/MAX All Points Realty Grp.**

**PENTHOUSE! Enjoy the breathtaking views of the City and Mountains from your new Penthouse suite! This 1 bedroom, 1 bathroom unit with a den features an open layout, perfect for all your entertaining needs! The workmanship shows on this quality built unit featuring stainless steel appliances, in suite laundry and laminate flooring. Additional amenities include an exercise facility, media room, and amenities room. Walking distance to the heart of the City Centre, Sky train, SFU, Shopping and more! 30 minutes away from Downtown. This unit is also a great INVESTMENT as rentals are allowed in the complex. Call today to book an appointment!**





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**Active**  
**R2010180**

Board: F  
 Townhouse

# 14846 HOLLY PARK LANE

North Surrey  
 Guildford  
 V3R 6Y2

Residential Attached

**\$169,900** (LP)

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **1979**  
 Meas. Type: **Feet** Frontage (metres): Age: **36**  
 Depth / Size (ft.): Bedrooms: **2** Zoning: **MR-15**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Gross Taxes: **\$1,135.73**  
 Flood Plain: **No** Full Baths: **1** For Tax Year: **2015**  
 Approval Req?: Half Baths: **0** Tax Inc. Utilities?: **No**  
 Exposure: Maint. Fee: **\$222.00** P.I.D.: **000-469-327**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **Premier Strata Services**  
 Mgmt. Co's Phone: **604-576-7725**  
 View: **Yes: Courtyard**  
 Complex / Subdiv: **Holly Park Lane**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **3 Storey, Inside Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Stucco, Wood**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Wood**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Asphalt, Other**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **1** Covered Parking: Parking Access: **Front**  
 Parking: **Open**  
 Locker: **N**  
 Dist. to Public Transit: **1** Dist. to School Bus: **1**  
 Units in Development: Total Units in Strata: **186**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale, Registered Owner**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Mixed, Wall/Wall/Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Management, Snow removal**  
 Legal: **PL NWS1018 LT 112 LD 36 RNG 1**

Amenities: **In Suite Laundry, Storage**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
 Features: **Clothes Washer, Drapes/Window Coverings, Refrigerator, Stove**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	17' x 14'			x			x
Main	Kitchen	9'6" x 7'7"			x			x
Main	Dining Room	11' x 10'			x			x
Above	Master Bedroom	14' x 11'			x			x
Above	Bedroom	11'6" x 10'			x			x
Above	Storage	8' x 3'			x			x
Below	Foyer	5' x 4'			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>555</b>	# of Rooms: <b>7</b>	# of Kitchens: <b>1</b>	# of Levels: <b>3</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>503</b>	Crawl/Bsmt. Height:			1	<b>Above</b>	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below): <b>100</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>1,158 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Allowed</b>			5				Door Height:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>1,158 sq. ft.</b>				7				
				8				

Listing Broker(s): **Sutton Group-West Coast Realty**

**Investors , First time home buyers ,Welcome to Holly Park Lane - In central Guildford . Large, bright town home .Great location with pleasant outlook to trees and green space. Family oriented complex close to both levels of schools, parks, transit,96 B Line express bus, libraries, Guildford Mall, theater, restaurants, rec center, swimming pool and more. Rentals allowed and small pet allowed.All offers subject to court approval.**



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**Active**  
**R2007263**

Board: F  
 Apartment/Condo

**306 7435 121A STREET**

Surrey  
 West Newton  
 V3W 0W8

Residential Attached

**\$199,900 (LP)**

(SP)



Sold Date:  
 Meas. Type: **Feet**  
 Depth / Size (ft.): **0**  
 Lot Area (sq.ft.): **0.00**  
 Flood Plain: **No**  
 Approval Req?:  
 Exposure:  
 If new, GST/HST inc?:  
 Mgmt. Co's Name:  
 Mgmt. Co's Phone:  
 View: **Yes: Greenbelt**  
 Complex / Subdiv:  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Water**

Frontage (feet): **0.00**  
 Frontage (metres): **0.00**  
 Bedrooms: **2**  
 Bathrooms: **2**  
 Full Baths: **2**  
 Half Baths: **0**  
 Maint. Fee: **\$330.00**

Approx. Year Built: **1994**  
 Age: **21**  
 Zoning: **MF**  
 Gross Taxes: **\$1,349.15**  
 For Tax Year: **2015**  
 Tax Inc. Utilities?: **No**  
 P.I.D.: **018-768-296**

Style of Home: **Corner Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Stucco**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural**  
 Fuel/Heating: **Hot Water, Natural Gas**  
 Outdoor Area: **Balcny(s) Patio(s) Dck(s)**  
 Type of Roof: **Asphalt, Tar & Gravel**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**  
 Parking: **Garage Underbuilding**  
 Locker:  
 Dist. to School Bus:  
 Total Units in Strata:  
 Dist. to Public Transit:  
 Units in Development:  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **Yes: TBD**  
 Floor Finish:

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Gas, Management, Recreation Facility**  
 Legal: **PL LMS1422 LT 46 LD 36 SEC 19 TWP 2 ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Elevator, Garden**

Site Influences: **Central Location, Greenbelt, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	15' x 15'			x			x
Main	Kitchen	12' x 9'			x			x
Main	Dining Room	18' x 9'			x			x
Main	Master Bedroom	14' x 12'			x			x
Main	Bedroom	10' x 10'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>1,140</b>	# of Rooms: <b>5</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:			1	Main	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:			2	Main	<b>3</b>	<b>No</b>	Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets: <b>1</b>	Cats: <b>Y</b>	Dogs: <b>Y</b>	3				Pool:
Finished Floor (Total):	<b>1,140 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	<b>0</b>	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Door Height:
Grand Total:	<b>1,140 sq. ft.</b>	Basement: <b>None</b>			6				
					7				
					8				

Listing Broker(s): **Sutton Group-West Coast Realty**

**Great location close to everything - shopping, transit, parks, entertainment, restaurants and more. Large 2 bedroom, 2 bathroom and 2 parking stalls. Very large master bedroom with a sitting area and an ensuite. 1140 sqft bright unit with a gas fireplace. Pets allowed with restrictions (1 dog or cat). Large open patio perfect for entertaining and BBQ's.**



Presented by:  
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**Active**  
**R2007181**

Board: F  
 Apartment/Condo

**216 9632 120A STREET**

North Surrey  
 Cedar Hills  
 V3V 4H4

Residential Attached

**\$124,900** (LP)

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **1985**  
 Meas. Type: Frontage (metres): Age: **30**  
 Depth / Size (ft.): Bedrooms: **2** Zoning: **STRATA**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Gross Taxes: **\$1,046.28**  
 Flood Plain: **No** Full Baths: **1** For Tax Year: **2015**  
 Approval Req?: **No** Half Baths: **0** Tax Inc. Utilities?: **No**  
 Exposure: **North** Maint. Fee: **\$348.15** P.I.D.: **000-792-560**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **CROSS ROADS MGMT LTD**  
 Mgmt. Co's Phone: **778-578-4445**  
 View: **Yes: NORTH-MOUNTAINS**  
 Complex / Subdiv: **CHANDLER'S HILL**  
 Services Connected: **Electricity, Sanitary Sewer, Water**

Style of Home: **Upper Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen: **Partial**  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel:  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Sundeck(s)**  
 Type of Roof: **Wood**

Reno. Year:  
 R.I. Plumbing: **No**  
 R.I. Fireplaces:  
 # of Fireplaces: **0**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Garage; Underground, Visitor Parking**  
 Locker:  
 Dist. to Public Transit: **1** Dist. to School Bus: **CLOSE**  
 Units in Development:  
 Title to Land: **Freehold Strata** Total Units in Strata:  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No**  
 Fixtures Rmvd: **No**  
 Floor Finish: **Hardwood, Tile, Wall/Wall/Mixed**

Maint Fee Inc: **Garbage Pickup, Gardening, Management**  
 Legal: **PL NWS2192 LT 25 LD 36 SEC 31 RNG 2 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**

Amenities: **Elevator, Exercise Centre, In Suite Laundry, Swirlpool/Hot Tub, Wheelchair Access**

Site Influences: **Cul-de-Sac, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	6' x 5'			x			x
Main	Kitchen	9' x 7'6			x			x
Main	Dining Room	12' x 10'			x			x
Main	Living Room	16' x 12'			x			x
Main	Laundry	6'6 x 5'6			x			x
Main	Master Bedroom	15'6 x 10'			x			x
Main	Walk-In Closet	5'6 x 4'10			x			x
Main	Bedroom	13' x 9'			x			x
Main	Porch (enclosed)	19'5 x 4'7			x			x
		x			x			

Finished Floor (Main):	946	# of Rooms: 9	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total):	946 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
		Bylaw Restrict: <b>Pets Allowed, Rentals Allowed</b>			5				Door Height:
Unfinished Floor:	0				6				
Grand Total:	946 sq. ft.	Basement: <b>None</b>			7				
					8				

Listing Broker(s): **Royal LePage West R.E.S.**

**WOW!!! Prime location - close to everything. Large 2 bedroom suite in Chandler's Hill. Well maintained strata with recent rainscreen repair done. Large room sizes, insuite laundry hook up, huge sundeck off livingroom looking North with a tree top and mountain view. Features also include parquet style hardwood floors, tile kitchen floors, European cabinetry, convenient pass thru opening from kitchen to dining room, master bedroom has a walk-in closet and a cheater door to the main bath. This unit is in move in ready condition. Building amenities features, exercise room, sauna and hot tub. Bonus strata allows up to 2 dogs and rentals ok. Hurry call now.**





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**Active**  
**R2005561**

Board: F  
 Apartment/Condo

**221 12088 75A AVENUE**

Surrey  
 West Newton  
 V3W 3N2

Residential Attached

**\$189,000** (LP)

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **2010**  
 Meas. Type: Frontage (metres): Age: **5**  
 Depth / Size (ft.): Bedrooms: **1** Zoning: **CD ZON**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Gross Taxes: **\$1,258.00**  
 Flood Plain: Full Baths: **1** For Tax Year: **2014**  
 Approval Req?: Half Baths: **0** Tax Inc. Utilities?: **No**  
 Exposure: Maint. Fee: **\$140.00** P.I.D.: **028-200-446**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **CITY BASE MGMT**  
 Mgmt. Co's Phone: **604-708-8998**  
 View: **No : MOUNTAIN, CITY**  
 Complex / Subdiv:  
 Services Connected: **Electricity, Natural Gas, Water**

Style of Home: **Other**  
 Construction: **Concrete, Frame - Wood**  
 Exterior: **Mixed**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Electric**  
 Fuel/Heating: **Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Other**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Garage; Underground, Visitor Parking**  
 Locker: **Y**  
 Dist. to Public Transit: **1 BLK**  
 Units in Development: **48**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **:**  
 Fixtures Rmvd: **:**  
 Floor Finish: **Laminate**

Maint Fee Inc: **Garbage Pickup, Gardening, Management**  
 Legal: **PL BCS3779 LT 24 LD 36 SEC 19 TWP 2 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION**

Amenities: **Bike Room, In Suite Laundry, Storage, Tennis Court(s)**

Site Influences:  
 Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	16'8 x 14'			x			x
Main	Kitchen	14' x 10'7			x			x
Main	Eating Area	14' x 6'			x			x
Main	Bedroom	14' x 14'			x			x
Main	Laundry	3'7 x 3'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	<b>837</b>	# of Rooms:	<b>5</b>	# of Kitchens:	<b>1</b>	# of Levels:	<b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	<b>0</b>	Crawl/Bsmt. Height:						1	<b>Main</b>	<b>4</b>	<b>No</b>	Barn:
Finished Floor (Below):	<b>0</b>	Restricted Age:						2				Workshop/Shed:
Finished Floor (Basement):	<b>0</b>	# of Pets:		Cats:		Dogs:		3				Pool:
Finished Floor (Total):	<b>837 sq. ft.</b>	# or % of Rentals Allowed:						4				Garage Sz:
		Bylaw Restrict:	<b>Pets Allowed, Rentals Allowed</b>					5				Door Height:
Unfinished Floor:	<b>0</b>							6				
Grand Total:	<b>837 sq. ft.</b>	Basement:	<b>None</b>					7				
								8				

Listing Broker(s): **Sutton Group-West Coast Realty**

**THE VILLAS AT STRAWBERRY HILL! One bedroom, one bathroom 837 SF luxurious condo. OPEN layout, Large living room with laminate floor and electric fireplace. Beautiful kitchen, SS appliances, TILE flooring, built in microwave/hood fan, HUGE island and in suite LAUNDRY. Great for first time buyer. Secured building and secured ground Level parking with bathroom. Walking distance to transit, schools, library, shopping, gym & restaurants. Easy access to Scott Rd and Nordel Way. Great Price with great location.**





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**Active**  
**R2005601**

Board: F  
 Apartment/Condo

## 416 9979 140TH STREET

North Surrey  
 Whalley  
 V3T 5W2

Residential Attached

**\$131,900** (LP)

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **1999**  
 Meas. Type: Frontage (metres): Age: **16**  
 Depth / Size (ft.): Bedrooms: **1** Zoning: **CDZ**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **1** Gross Taxes: **\$1,068.18**  
 Flood Plain: Full Baths: **1** For Tax Year: **2015**  
 Approval Req?: **No** Half Baths: **0** Tax Inc. Utilities?: **No**  
 Exposure: Maint. Fee: **\$203.00** P.I.D.: **024-512-630**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **PREMIER STRATA**  
 Mgmt. Co's Phone: **604-576-7725**  
 View: **No :**  
 Complex / Subdiv: **Whalley**  
 Services Connected: **Community, Electricity, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **3 Level Split, Upper Unit**  
 Construction: **Frame - Wood**  
 Exterior: **Mixed, Vinyl**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Gas - Natural, None**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Asphalt, Other**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: Covered Parking: Parking Access: **Side**  
 Parking: **Garage; Underground, Open**  
 Locker:  
 Dist. to Public Transit: **1 Block** Dist. to School Bus: **1 Block**  
 Units in Development: **120** Total Units in Strata: **120**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **No :**  
 Fixtures Rmvd: **:**  
 Floor Finish: **Laminate, Tile**

Maint Fee Inc: **Garbage Pickup, Gardening, Gas, Hot Water, Management**  
 Legal: **PL LMS2531, LT 103, LD 36, SEC 35, RNG 2 STRATA LOTS AS SHOWN ON FORM 1**

Amenities: **Elevator, In Suite Laundry**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Above	Living Room	11'2 x 11'6			x			x
Above	Dining Room	8'6 x 8'			x			x
Above	Kitchen	10' x 9'			x			x
Above	Pantry	' x '			x			x
Above	Master Bedroom	10'6 x "			x			x
Above	Foyer	4' x 6'			x			x
		x			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main): <b>657</b>	# of Rooms: <b>6</b>	# of Kitchens: <b>1</b>	# of Levels: <b>1</b>	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): <b>0</b>	Crawl/Bsmt. Height:			1	<b>Main</b>	<b>4</b>	<b>Yes</b>	Barn:
Finished Floor (Below): <b>0</b>	Restricted Age:			2				Workshop/Shed:
Finished Floor (Basement): <b>0</b>	# of Pets:	Cats:	Dogs:	3				Pool:
Finished Floor (Total): <b>657 sq. ft.</b>	# or % of Rentals Allowed:			4				Garage Sz:
	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals Not Allowed</b>			5				Door Height:
Unfinished Floor: <b>0</b>	Basement: <b>None</b>			6				
Grand Total: <b>657 sq. ft.</b>				7				
				8				

Listing Broker(s): **Sutton Group-West Coast Realty**

**SHORT WALK TO SKY TRAIN! This home is ready for it's new owner! Move in anytime! Bright, dramatic soaring ceiling, large windows, excellent space in kitchen, lots of cabinets, gas fireplace. Secure underground parking for owner's with plenty of parking for your guests. Transit almost at your door. Short walk to sky train, mall, SFU campus, restaurants. Urban park directly across street, w/lake for fishing, picnic and hiking trails. Working at RCMP E Division or Jim Patterson Outpatient Clinic, you can walk quickly from here. Come and check this one out! Quick possession is possible. Appointments are flexible.**



Presented by:  
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**Active**  
**R2005658**

Board: F  
 Apartment/Condo

# 411 15380 102A AVENUE

North Surrey  
 Guildford  
 V3R 0B3

Residential Attached

**\$234,900** (LP)

(SP)



Sold Date: Frontage (feet): Approx. Year Built: **2006**  
 Meas. Type: Frontage (metres): Age: **9**  
 Depth / Size (ft.): Bedrooms: **2** Zoning: **APT**  
 Lot Area (sq.ft.): **0.00** Bathrooms: **2** Gross Taxes: **\$1,501.23**  
 Flood Plain: **No** Full Baths: **2** For Tax Year: **2015**  
 Approval Req?: **No** Half Baths: **0** Tax Inc. Utilities?: **No**  
 Exposure: **West** Maint. Fee: **\$220.00** P.I.D.: **026-643-154**  
 If new, GST/HST inc?:  
 Mgmt. Co's Name: **CAMPBELL MANAGEMENT**  
 Mgmt. Co's Phone: **778-574-3454**  
 View: **Yes: SOME MOUNTAIN VIEW**  
 Complex / Subdiv: **CHARLTON PARK**  
 Services Connected: **Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water**

Style of Home: **1 Storey, Penthouse**  
 Construction: **Frame - Wood**  
 Exterior: **Other, Vinyl, Wood**  
 Foundation: **Concrete Perimeter**  
 Rain Screen:  
 Renovations:  
 Water Supply: **City/Municipal**  
 Fireplace Fuel: **Electric**  
 Fuel/Heating: **Baseboard, Electric**  
 Outdoor Area: **Balcony(s)**  
 Type of Roof: **Torch-On**

Reno. Year:  
 R.I. Plumbing:  
 R.I. Fireplaces:  
 # of Fireplaces: **1**

Total Parking: **1** Covered Parking: **1** Parking Access: **Front**  
 Parking: **Garage; Underground**  
 Locker: **Y**  
 Dist. to Public Transit: **1 BLK**  
 Units in Development: **129** Dist. to School Bus: **3 BLKS**  
 Title to Land: **Freehold Strata**  
 Seller's Interest: **Court Ordered Sale**  
 Property Disc.: **No**  
 Fixtures Leased: **Yes: SOLD ON A "AS IS WHERE IS" BASIS**  
 Fixtures Rmvd: **Yes: SOLD ON A "AS IS WEHRE IS" BASIS**  
 Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Maint Fee Inc: **Caretaker, Garbage Pickup, Gardening, Management, Recreation Facility, Snow removal**  
 Legal: **PL BCS1816 LT 127 LD 36 SEC 28 RNG 1 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA**  
 Amenities: **Bike Room, Exercise Centre, Guest Suite, Pool; Outdoor, Recreation Center, Swirlpool/Hot Tub**

Site Influences: **Central Location, Recreation Nearby, Shopping Nearby**  
 Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	12'6 x 10'6			x			x
Main	Dining Room	10'6 x 10'			x			x
Main	Kitchen	10' x 8'			x			x
Main	Master Bedroom	11' x 10'			x			x
Main	Walk-In Closet	8' x 7'			x			x
Main	Bedroom	9' x 9'			x			x
Main	Storage	5' x 4'			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	904	# of Rooms: 7	# of Kitchens: 1	# of Levels: 1	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	Crawl/Bsmt. Height:			1	Main	4	No	Barn:
Finished Floor (Below):	0	Restricted Age:			2	Main	4	Yes	Workshop/Shed:
Finished Floor (Basement):	0	# of Pets: 2	Cats: Y	Dogs: Y	3				Pool:
Finished Floor (Total):	904 sq. ft.	# or % of Rentals Allowed:			4				Garage Sz:
Unfinished Floor:	0	Bylaw Restrict: <b>Pets Allowed w/Rest., Rentals</b>			5				Door Height:
Grand Total:	904 sq. ft.	<b>Allwd w/Restrctns</b>			6				
		Basement: <b>None</b>			7				
					8				

Listing Broker(s): **RE/MAX 2000 Realty**

**Court Ordered Sale - Charlton Park - 2 bedroom, 2 bathroom, top floor unit boasting just over 900 sq.ft. in great complex just steps to Guildford Mall, restaurants, transportation, parks and recreation. Facilities include outdoor pool, hot-tub/spa, sauna, fully equipped work out centre and guest suites. Home features 14' vaulted ceilings, granite countertops, tiled foyer and kitchen, laminate floors, electric fireplace, insuite laundry, large insuite storage room plus a massive outdoor deck with western exposure. Unit is in good condition but is sold on a "As is Where is" basis only. Rentals are maxed, pets are permitted with restrictions. 1 parking and storage locker.**